



**CHESTERFIELD COUNTY
BOARD OF ZONING APPEALS
MEETING AGENDA
WEDNESDAY, JUNE 3, 2026**

Public Meeting Room
10001 Iron Bridge Road, Chesterfield VA 23832

NOTE: Attachments are generally available the Wednesday prior to the Board of Zoning Appeals meeting. Any subsequent changes to this agenda prior to the date of the meeting, and more detailed information regarding items on the agenda can be found at chesterfield.gov/plan, or by calling the Planning Department at 804-748-1050 during regular business hours, 8:30 a.m. to 5 p.m. Monday through Friday. A map of each case can be found at chesterfield.gov/plancases.

12:00 p.m. Work/Lunch Session in Executive Session Room, 10001 Iron Bridge Road, Chesterfield, Virginia 23832

- 1. 1 p.m. Meeting called to order in the Public Meeting Room, Lane B. Ramsey Administration Building, Chesterfield, Virginia**
- 2. Invocation**
- 3. Pledge of Allegiance to the Flag of the United States of America**
- 4. Approval of Minutes**
 - April 1, 2026
- 5. Acknowledgements of withdrawal and requests for deferral**
- 6. Consideration of special exception and appeal requests**
 - A. 26SE2091:** In Bermuda Magisterial District, **Steven Hardison and Michael Love** request a special exception to renew a temporary manufactured home (Case 18SN0120) and amendment of zoning district map in a Semi-Urban Neighborhood (SU) District known as 3121 Pineland Avenue. The 0.52 acre property is developed with one temporary manufactured home. The Comprehensive Plan suggests the property is appropriate for Residential Neighborhood 4 use (4.0 units per acre or less). Tax ID 797-630-2478.
 - B. 26SE2111:** In Bermuda Magisterial District, **Milton Glass** requests a special exception to renew a temporary manufactured home (Case 19SN0110) and amendment of zoning district map in a Semi-Urban Neighborhood (SU) District known as 3012 Botone Avenue. The 0.37 acre property is developed with one temporary manufactured home. The Comprehensive Plan suggests the property is appropriate for Residential Neighborhood 4 use (4.0 units per acre or less). Tax ID 789-676-2598.
 - C. 26AP2089:** In Bermuda Magisterial District, **Washington Single Family Fund3, LLC** appeals the February 12, 2026 written determination of the

Director of Planning stating that as of January 1, 2026 data center use on the Property requires conditional use approval from the Board of Supervisors pursuant to the zoning ordinance and is not permitted by right. Specifically, the appellants contend that they possess a vested right to use the property as a data center notwithstanding the requirements of the zoning ordinance, and that the planning director made the vesting determination without authority as there was no indication that the zoning administrator reviewed or played any role in the issuance of the vesting analysis or determination. The Property is located within the Employment Center (EC) District on 89.3 acres fronting approximately 305 feet on the south line of Old Bermuda Hundred Road measured approximately 1,150 feet east of the intersection of Old Stage Road and Old Bermuda Hundred Road also known as 1931 Old Bermuda Hundred Road. The Comprehensive Plan suggests the property is appropriate for Manufacturing & Processing. Tax ID 804-647-4181

- D. **26AP2096**: In Midlothian Magisterial District, **Coastal Contractors LLC** is appealing the February 27, 2026 denial of a variance request to place a residential driveway in and adjacent to a State road that is encumbered with FEMA Floodplain. The Property is located within the Suburban Community (SC) District on 0.45 acre fronting approximately 100 feet on the south line of Lake Shore Drive measured approximately 580 feet east of the intersection of Buford Road and Lake Shore Drive also known as 8031 Lake Shore Drive. The Comprehensive Plan suggests the property is appropriate for Residential Neighborhood 4 (4.0 units per acre or less). Tax ID 759-708-5070.

7. **Miscellaneous**
8. **Adjournment**